

Everett. WA 98201-4046

Facilities & Fleet Management
Courthouse Project

3000 Rockefeller Ave., M/S 404

WRITTEN UPDATE IN LIEU OF PHYSICAL MEETING
MONTHLY MEETING SERIES: next scheduled instance, 04.16.20 *Updated
New and/or updated items indicated by bold italics

Dave Somers
County Executive

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1. Schedule

a. Schedule

Current Status:

Courthouse Project Update 04.10.20

- COVID-19 EFFECTS: The County notified Hoffman and Performance
 Abatement, via letters dated April 7, 2020, that the pandemic constitutes a
 force majeure event. The County will not request or require Hoffman and
 Performance Abatement to continue work. Schedule time extensions, but
 not costs, are allowed under force majeure.
- Due to ongoing pandemic-related challenges regarding labor availability and supply chain impacts, building user groups will remain in temporary offices longer than originally scheduled.
- The exact length of any schedule delays is still being calculated and is based on pandemic-related impacts.
- Per contract, Hoffman has notified the County of any potential cost and schedule impacts. Hoffman has forwarded notices from its subcontractors to the County regarding likely upcoming schedule impacts, as well as challenges to performing certain tasks while maintaining social distancing.

Resolved:

- Hoffman absorbed impacts from the weather events of 1/13 to 1/15 without adding days to the project schedule.
- Hoffman's previously reported schedule extension request, resulting from a series of requests for information regarding interior framing and window trim, was resolved without adding days to the project schedule.
- Elevators and exterior cladding, two trades on recovery schedules prior to Addition opening, have been resolved.
- Per contract, Hoffman is required to notify the County of any potential schedule impacts.

b. Upcoming Activities – see also 5.a-5.b. and 6.a.-6.e.

Perform demolition of MEP systems in the Phase 2 areas of the existing Courthouse's first floor. Perform abatement and demolition of the remaining Phase 2 areas of the existing Courthouse's first and second floors. Punchlist corrections continue for the Addition. Night shifts will form and pour south shear wall in the tunnel, rerouting MEP systems in the wall cavity; complete the landscaping surrounding the entrance and accessibility ramp; complete connections between the Courthouse and Addition on Levels 3 and 5; continue early structural work above ceilings in the Commissioner Courts chambers and Clerk Confirmations areas; commission the Addition's building systems; begin closing off and disconnecting utilities in the existing Courthouse (east side of Level 1 and selected areas of other floors); prepare to renovate the existing Courthouse elevators.

c. Progress to Date

Composite metal panels installed on the Addition exterior at all elevations; obtained sign-off for Addition occupancy; completed pouring of the south shear wall footing; completed the Addition elevators; began relocations of building user groups from Levels 1 and 2 of the existing Courthouse; installed audio-visual equipment in conference rooms, offices, and assembly spaces; poured the concrete slab, accessibility ramp, and steps for the new entrance plaza; completed 90% of the Addition's building skin; set carpet tile and rubber base on Addition Levels 2 through 5; set ceiling tiles on all levels of the Addition; built both Addition elevator cars; poured the planter wall footings on the north and east sides of the Addition; installed cabinetry on all levels of the Addition; performed renovations in Courtrooms 2B through 2E and 5A through 5D.

2. Contract Metrics

a. Hoffman given Notice To Proceed: 7/30/2018

b. Phase 1 Projected Completion: 3/12/20

c. Phase 2 Substantial Completion: 3/4/21

- Reflects non-compensable time extensions to cover delays resulting from removal
 of contaminated soils and the remnants of the old County Detention Home, and
 from the February 2019 snowstorms.
- d. Original Project Budget (approved by Council 7/30/2018): \$76,579,770
 - Adjustment due to removal of art allowance: -\$441,417
 - Revised Project Budget: \$76,138,353
- e. Work Complete and Invoiced Through 1/31/20: \$46,457,062

3. Changes

None at this time.

4. Upcoming Project Decisions Needing Court Input

Due Date	Item

5. Stakeholder Concerns

- a. **Connections Between Courthouse and Addition** Crews will connect the Addition and Courthouse on Level 3 after the Addition opens. The existing restroom needs to be demolished.
- b. Phase 2 Office Move Plan The general Phase 2 office moves plan has been distributed by Facilities and Fleet Management. Lynn Gray from Facilities is working with each building user group on moving specific offices and individuals at specific times, once their destination spaces are ready. COVID-19 has impacted this schedule and user groups will be delayed moving to destination spaces.
- c. **Minimizing Noise Disruptions** The Project Team continues to provide advance notice to Superior and District Courts regarding activities which may carry major noise impacts, especially those which must continue in order to maintain schedule.



6. Announcements / Action Items

- a. **Ribbon-Cutting Ceremony Postponed** In light of recent events in the State of Washington and in an abundance of caution, the formal ribbon-cutting ceremony for the Addition is being postponed until public health concerns have subsided.
- b. Congratulations and Thank-yous:
 - i. Mark Thunberg retires today, April 10th, after 13 years of distinguished service as Director of Facilities and Fleet and a long facilities management career, which has included tenures with Microsoft and Safeco. The Project Team wishes to thank Mark for his calm leadership, mentorship, and, equally important on a project such as this one, sense of humor.
- c. Current and Upcoming Courtroom and Chambers Work (2019-20)
 - i. **3A (District Court Department 2)** Nearing completion.
 - ii. **Commissioner Chambers Early Phase 2 Work (2019-20)** Install above-ceiling structural steel elements in two Court IT offices on Level 1, then continue with selected Commissioner chambers.
 - The IT offices will serve as swing space for Commissioners displaced by structural steel and shear wall work performed before and during Phase 2.
 - o Facilities has installed a new temporary door to close off this hallway.
- d. **Meetings Going Forward** Our next three scheduled meetings are April 16, May 28, and June 25. Per current public health concerns, we will advise of any alternate meeting / teleconferencing arrangements, or of any cancellations or postponements.

Courthouse Renovation and Addition Project Update – 04.10.20



Figure 1: Courtroom Rosetta Stone: Courtroom Assignments – Effective 4/13/20

COURTROOM DESIGNATIONS BY FLOOR AND BY JUDGE							
NEW	CURRENT	JUDGE	NOTES				
5A	Superior Dept 12	Ellis					
5B	Superior Dept 11	Dingledy					
5C	Superior Dept 9	Farris					
5D	Superior Dept 10	Weiss					
4A	NEW	TBD	old Kinard Conference Room				
3A	District Dept 2	Bui					
3B	District Dept 3	Howard					
3C	District Dept 1	(District Hearings)	to be relocated from 1 (east side) in early 2021; temporarily relocating to Basement in 2020				
3D	N/A	(shell space)					
3E	Superior Dept 7	Okoloko					
3F	Superior Dept 8	Lucas					
2A	C201	Alexander	high-profile trial courtroom				
2B	Superior Dept 1	Appel	Judge Appel at DJJC				
2C	Superior Dept 2	Okrent					
2D	Superior Dept 3	Larsen					
2E	Superior Dept 4	Langbehn	Judge Judge at DJJC				
1A	C304	(Superior Court Criminal Hearings)	to be relocated from 3 (south side) in late 2020				
NEW	CURRENT	COMMISSIONER	NOTES				
1B	Commissioner A	Harness					
1C	Commissioner B	Moriarty					
1D	Commissioner C	Harness					
1E	Commissioner D	Waggoner					

The new courtroom numbering scheme represents the renovation's wayfinding improvements and reflects upcoming courtroom assignments.



Figure 2: Progress Photo.



The Snohomish County Courthouse's North Elevation.



Hoffman's most recent 6-week lookahead (03/31/20, first page)

	Activity Name	Sub	Dur	Start	Finish
Snoho	mish County Courthouse (Current)		102	13-Jan-20 A	03-Jun-20
Mileston	es		0	10-Apr-20	10-Apr-20
MS106	Milestone - Phase 1 - Restroom Renovations Complete	HCC	0		10-Apr-20
MS117	Milestone - Phase 1 - Basement / Restrooms / Addition Complete	HCC	0		10-Apr-20
Phase 1	- Addition, Existing Basement Remodel, RR Core		90	13-Jan-20 A	15-May-20
	New Addition		90	13-Jan-20 A	15-May-20
Phase 1 - New Addition - Building Envelope			10	30-Jan-20 A	10-Apr-20
	New Addition - Building Envelope - West L2 to Roof		10	30-Jan-20 A	10-Apr-20
C2179	Addition - Ext - (All Elevations) - Composite Metal Panels #2	KCO	10	30-Jan-20 A	10-Apr-20
Phase 1 -	New Addition - Interior Buildout & Fit-Up		5	13-Apr-20	17-Apr-20
Phase 1	- New Addition - Interior Buildout & Fit-Up - Elevators		5	13-Apr-20	17-Apr-20
C1643	Addition Elevator - Punchlist Corrections	HCC	5	13-Apr-20*	17-Apr-20
Phase 1 -	New Addition - Site Finishes		5	16-Mar-20 A	07-Apr-20
C2037	Site - Landscape / Irrigation / Soil Installation East of 12.1 Line	A-1	5	16-Mar-20 A	07-Apr-20
Phase 1 -	New Addition - Commissioning & Startup		90	13-Jan-20 A	15-May-2
C1743	Addition - Installation & Testing of Security System (by Owner)	Owner	10	13-Jan-20 A	03-Apr-20
C1649	Addition - Final Inspections / Test & Commission	HCC	30	17-Jan-20 A	03-Apr-20
C2199	Addition Cx - FPTs HVAC	KBA	20	10-Feb-20 A	06-Apr-20
C2213	Addition Cx - FPTs Metering	KBA	5	26-Feb-20 A	08-Apr-20
C2212	Addition Cx - Meter Integration	JCI	2	02-Mar-20 A	08-Apr-20
C2220	Addition Cx - Owner Training - HVAC / Plumbing	HP	5	02-Apr-20*	08-Apr-20
C2219	Addition Cx - Owner Training - BAS	JCI	5	07-Apr-20*	13-Apr-20
C2209	Addition Cx - FPTs Irrigation	KBA	1	10-Apr-20*	10-Apr-20
C2218	Addition Cx - Owner Training - Electrical Systems	VECA	5	11-May-20*	15-May-2
Phase 1 -	New Restroom Core in Existing Building		5	06-Apr-20	10-Apr-20
Phase 1 -	New Restroom Core - Commissioning & Startup		5	06-Apr-20	10-Apr-20
C1642	New RR Core - Punchlist Corrections	HCC	5	06-Apr-20*	10-Apr-20
Phase 2	- Existing Courthouse Renovation		62	24-Feb-20 A	19-May-2
Phase 2 -	South Shearwall		24	09-Apr-20	12-May-2
Phase 2 -	Basement Shearwall		24	09-Apr-20	12-May-2
C2432	SSW BL - Build Scaffolding / Demo / Abate Overhead (PAS Manpower Ava	PAS	15	09-Apr-20	29-Apr-20
C2435	SSW BL - Demo SOMD for Rebar at Level 1	PAS	2	30-Apr-20	01-May-2
C2433	SSW BL - Form Basement to Level 1	IW	7	04-May-20	12-May-2
Phase 2 -	Level 1 Renovation		40	20-Mar-20 A	14-May-20
C1098	Existing L1 - Barricade & Partition Off Remodel Spaces	AP	5	20-Mar-20 A	01-Apr-20



Hoffman's most recent 6-week lookahead (03/31/20, continued)

	se 2 - Level 1 Renovation - GL C-F / 16-24 33 30-Mar-20 A 13-May-20 249 Existing L1 - Demo Ceiling GL C-F / 14-24 PAS 5 30-Mar-20 A 03-Apr-20 459 Existing L1 - Make Safe OH Elec VECA 1 02-Apr-20* 02-Apr-20* 02-Apr-20* 07-Apr-20 255 Existing L1 - Demo OH Elec GL C-F / 16-24 VECA 3 06-Apr-20* 08-Apr-20 08-Apr-20 08-Apr-20 08-Apr-20 13-May-20 258 Existing L1 - Demo OH Elec GL C-F / 14-24 (East) PAS 25 09-Apr-20 13-May-20 258 Existing L1 - Demo Ceiling GL E-F / 7-14 PAS 4 06-Apr-20* 13-May-20 243 Existing L1 - Demo OH Elec GL E-F / 6-14 PAS 4 06-Apr-20* 19-Apr-20 243 Existing L1 - Demo OH Elec GL E-F / 7-14 PAS 4 10-Apr-20* 14-Apr-20* 244 Existing L1 - Demo OH Elec GL E-F / 7-14 PA 3 10-Apr-20* 14-Apr-20* 247 Existing L1 - Demo Abate GL E-F / 7-14 HP 3 10-Apr-20* 14-Apr-20*<				
Pha	se 2 - Level 1 Renovation - GL C-F / 16-24				13-May-20
					03-Apr-20
C2	459 Existing L1 - Make Safe OH Elec	VECA	1	02-Apr-20*	02-Apr-20
C2	255 Existing L1 - Cut / Cap / Field Measure Sheetmetal - Fitting & Grid East of	HP	2	06-Apr-20*	07-Apr-20
C2	Existing L1 - Demo OH Elec GL C-F / 16-24	VECA	3	06-Apr-20	08-Apr-20
C2	Existing L1 - Abate GL C-F / 14-24 (East)	PAS	25	09-Apr-20	13-May-20
Pha			29	06-Apr-20	14-May-20
C2	243 Existing L1 - Demo Ceiling GL E-F / 7-14	PAS	4	06-Apr-20*	09-Apr-20
C2	246 Existing L1 - Demo OH Elec GL E-F / 6-14		_		13-Apr-20
C2	247 Existing L1 - Cut / Cap Plumbing GL E-F / 7-14	HP	3	10-Apr-20	14-Apr-20
C2	Existing L1 - Cut / Cap Sheet Metal GL E-F / 7-14	HP	5	10-Apr-20	16-Apr-20
C2	251 Existing L1 - Demo / Abate GL E-F / 7-14	PAS	6	17-Apr-20	24-Apr-20
C2	257 Existing L1 - Install Collector Plates L1-L2 F / 7-12 Line		7	27-Apr-20	05-May-20
C2	259 Existing L1 - Spray Applied Fireproofing	RHFP	3	06-May-20	08-May-20
C2	260 Existing L1 - Layout / Frame Walls & Door Frames GL E-F / 8-14	AP	3	11-May-20	13-May-20
C2	262 Existing L1 - Elect OH RI / Lights GL E-F / 8-14	VECA	4	11-May-20	14-May-20
Pha	se 2 - Level 1 Renovation - Public Lobby Rooms 1050 / 1100 / 1300		18	20-Apr-20	13-May-20
C2	396 Existing L1 - Remove Ceiling	PAS	2	20-Apr-20	21-Apr-20
C2	397 Existing L1 - Cut / Cap MEP	VECA	1	22-Apr-20	22-Apr-20
C2	898 Existing L1 - Make Safe / Demo Elec	VECA	2	22-Apr-20	23-Apr-20
C2	399 Existing L1 - Abate	PAS	4	24-Apr-20	29-Apr-20
C2	250 Existing L1 - Demo Granite / CMU Wall	PAS	2	30-Apr-20	01-May-20
C2	400 Existing L1 - Move Temporary Partition Wall	AP	1	04-May-20	04-May-20
C2	116 Existing L1 - OH Mechanical Hangers	HP	1	05-May-20	05-May-20
C2	117 Existing L1 - OH Electrical Hangers	VECA	1	05-May-20	05-May-20
C2	118 Existing L1 - Layout Top Track	AP	1	06-May-20	06-May-20
C2	19 Existing L1 - Spray Applied Fireproofing	RHFP	2	07-May-20	08-May-20
C2	422 Existing L1 - Sprinkler RI	RHFP	2	12-May-20	13-May-20
Pha	se 2 - Level 1 Renovation - Shearwall / Collector Plates GL C / 5-15		29	06-Apr-20	14-May-20
C2	841 Existing L1 - Demo / Abate for Shearwall Below Ceiling	PAS	4	06-Apr-20*	09-Apr-20
C2	461 Existing L1 - Cut / Cap Sheetmetal	HP	1	10-Apr-20	10-Apr-20
C2	244 Existing L1 - Demo / Abate for Shearwall / Collector Plates Above Ceiling	PAS	10	13-Apr-20	24-Apr-20
C2	B61 Existing L1 - Install Collector Plates	SK	5	27-Apr-20	01-May-20
C2	B62 Existing L1 - Install Studs for Shearwall GL 8-11	SK	2	04-May-20	05-May-20
C2	B63 Existing L1 - Framing for Shearwall Form	AP	2	06-May-20	07-May-20
C2	253 Existing L1 - Layout / Core Drill	IW	5	08-May-20	14-May-20
Pha	se 2 - Level 1 Renovation - CPVC Sprinklers		14	24-Apr-20	13-May-20
C2	285 Existing L1 - CPVC Pipe Layout / Review	RHFP	4	24-Apr-20	29-Apr-20
C2	142 Existing L1 - Install / Pressure Test CPVC	RHFP	10	30-Apr-20	13-May-20
Phas	e 2 - Level 2 Renovation		38	27-Mar-20 A	19-May-20
C11-	11 Existing L2 - Barricade & Partition Off Remodel Spaces	AP	5	27-Mar-20 A	02-Apr-20
Pha	se 2 - Level 2 Renovation - Corridor 2220 / 2221 GL 16-24		19	06-Apr-20	30-Apr-20
C2	B88 Existing L2 - Build Covered Public Walkway / Access Scaffold 1116 / 1163	AP	4	06-Apr-20*	09-Apr-20
C2	892 Existing L2 - Make Safe Elec	VECA	2	10-Apr-20	13-Apr-20
C2	B17 Existing L2 - Demo Walls	PAS	1	14-Apr-20	14-Apr-20
C2	401 Existing L2 - Demo Ceiling	PAS	2	15-Apr-20	16-Apr-20
C2	Existing L2 - Cut / Cap / Field Measure Sheetmetal & Plumbing	HP	2	17-Apr-20	20-Apr-20
C2	307 Existing L2 - Abate	PAS	8	21-Apr-20	30-Apr-20
Pha	se 2 - Level 2 Renovation - GL C-E 14-19		24	10-Apr-20	13-May-20



C2403	Existing L2 - Make Safe Elec	VECA	2	10-Apr-20	13-Apr-20
C2404	Existing L2 - Demo Walls / Stairs	PAS	3	14-Apr-20	16-Apr-20
C2318	Existing L2 - Demo / Abate Ceilings	PAS	3	17-Apr-20	21-Apr-20
C2406	Existing L2 - Cut / Cap / Field Measure Sheetmetal & Plumbing	HP	2	22-Apr-20	23-Apr-20
C2407	Existing L2 - Demo Elec / Mech OH	PAS	2	24-Apr-20	27-Apr-20
C2325	Existing L2 - Abate	PAS	8	28-Apr-20	07-May-2
C2310	Existing L2 - Install Drag Strut GL E-E.5 / 19.6	PAS	3	08-May-20	12-May-2
C2319	Existing L2 - Layout / Top Track	AP	3	08-May-20	12-May-2
C2324	Existing L2 - OH Steel Sprinkler Pipe Hangers	RHFP	3	08-May-20	12-May-2
C2389	Existing L2 - Install Steel / Metal Deck Infill at Stairway	SK	4	08-May-20	13-May-2
C2408	Existing L2 - OH Sheetmetal & Plumbing Hangers	HP	2	11-May-20	12-May-2
C2409	Existing L2 - OH Electrical Hangers	VECA	2	11-May-20	12-May-2
Phase 2 -	Level 2 Renovation - Shearwall GL C-C.5 / 5-14		28	10-Apr-20	19-May-2
C2301	Existing L2 - Make Safe Elec for Wall Demo	VECA	1	10-Apr-20*	10-Apr-2
C2298	Existing L2 - Demo / Abate for Shearwall Below Ceiling #1	PAS	1	13-Apr-20*	13-Apr-2
C2440	Existing L2 - Demo / Abate for Shearwall Below Ceiling #2	PAS	1	20-Apr-20*	20-Apr-2
C2300	Existing L2 - Build Covered Public Walkway / Access Scaffold	AP	4	21-Apr-20	24-Apr-2
C2441	Existing L2 - Make Safe Elec for OH Demo	VECA	1	27-Apr-20	27-Apr-2
C2302	Existing L2 - Demo Ceiling	PAS	4	28-Apr-20	01-May-2
C2304	Existing L2 - Cut / Cap Fitting & Sheetmetal	HP	2	04-May-20	05-May-2
C2305	Existing L2 - Demo / Abate Above Ceiling	PAS	10	06-May-20	19-May-2
Phase 2 -	Trial Courtroom Renovations		58	24-Feb-20 A	13-May-2
Phase 2 -	Courtroom 2A		6	06-May-20	13-May-2
G2462	Courtroom 2A - Remove Spline Ceiling	PAS	2	06-May-20*	07-May-2
C2463	Courtroom 2A - Layout for Plumbing Core Holes	HP	1	08-May-20	08-May-2
C2464	Courtroom 2A - Abate to Allow for Removal of Plumbing Waste Line for Lev	PAS	3	11-May-20	13-May-2
Phase 2 -	Courtroom 3A		34	24-Feb-20 A	09-Apr-20
C2155	Courtroom 3A - Install Audio Visual Equipment		5	24-Feb-20 A	07-Apr-2
C1704	Courtroom 3A - Final Clean & Punchlist	HCC	1	08-Apr-20	08-Apr-2
C1705	Courtroom 3A - Punchlist Corrections	HCC	1	09-Apr-20	09-Apr-20
C1706	Courtroom 3A - TCO	HCC	0		09-Apr-20